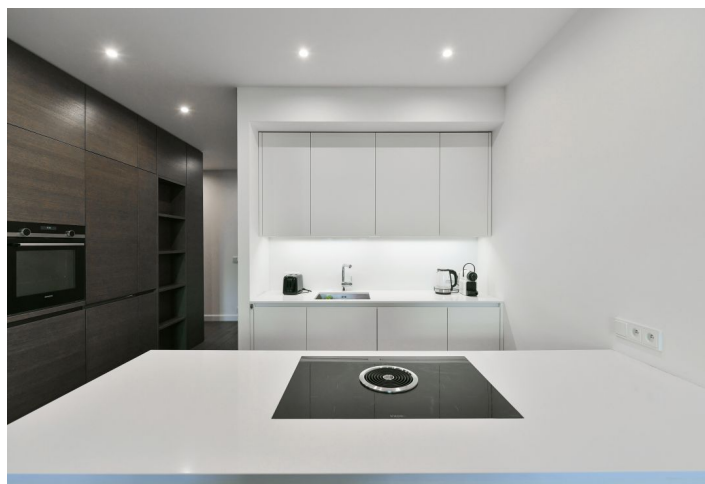




## Apartment Two-bedroom (3+kk)

€ 2 645 | CZK 66 892

95 m<sup>2</sup>, Praha 3, Vinohrady, Laubova





## Apartment Two-bedroom (3+kk)

€ 2 645 | CZK 66 892

95 m<sup>2</sup>, Praha 3, Vinohrady, Laubova

Total area	97 m <sup>2</sup>
Floor area*	95 m <sup>2</sup>
Balcony	2 m <sup>2</sup>
Parking	Garage parking.
Garage	Yes
Cellar	-

Service price	Common building charges
	EUR 125/person/month.
	Monthly deposit for water and heating CZK 10,000.
	Electricity will be transferred to the tenant.

PENB G

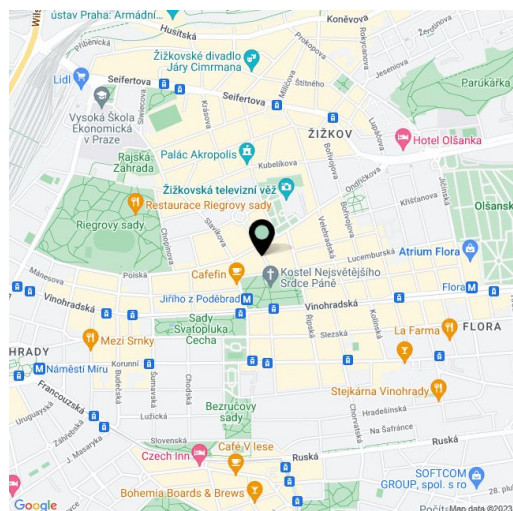
Reference number 100889

Available from Immediately

Boasting views of Jiřího z Poděbrad Square and the unique modern Church of the Most Sacred Heart of Our Lord, this attractive air-conditioned furnished apartment is on the 2nd floor of a completely refurbished Art Nouveau building with an elevator and preserved original features. Conveniently located in the popular Vinohrady residential area by Jiřího z Poděbrad Square with a metro station and tram links, and full amenities within easy reach.

The interior includes a spacious living room with a fully fitted open plan kitchen and dining area, a master bedroom with an en-suite bathroom (shower), a second bedroom, a fully equipped bathroom with a shower, bathtub, toilet, and bidet, and an entry hall.

High standard materials and finishes, large windows, hardwood parquet floors, tiles, security entry door, built-in wardrobes, gas boiler, high quality appliances incl. a washer/dryer, plenty of storage space, cellar. One garage parking space is included in the rent.



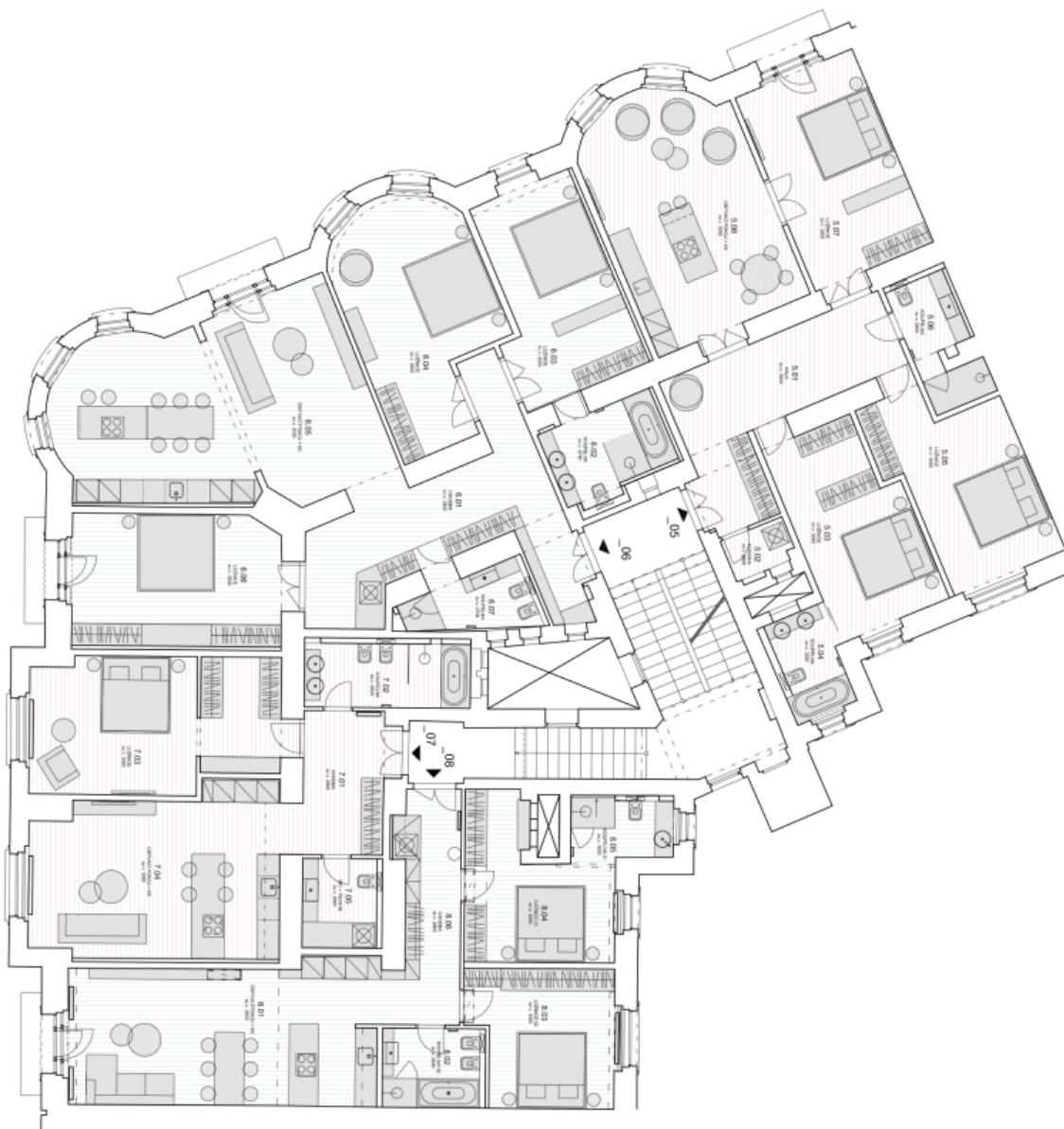
\* Area of the unit according to the Civil Code. The area consists of the sum total area of the entire unit bounded by perimeter walls.



# Apartment Two-bedroom (3+kk)

€ 2 645 | CZK 66 892

95 m<sup>2</sup>, Praha 3, Vinohrady, Laubova



Byt 05\_4+kk

Č.Ú.	VEŠTĚNÍ	PLOCHA m <sup>2</sup>
5.01	HALA	218
5.02	KUCHYŇKA	24
5.03	LOŽNICE	201
5.04	KOUPALNA	54
5.05	LOŽNICE	209
5.06	KOUPALNA	64
5.07	LOŽNICE	218
5.08	LOŽNICE	245
CELKEM		
		1563

Byt 06\_4+kk

Č.Ú.	VEŠTĚNÍ	PLOCHA m <sup>2</sup>
6.01	CHODBA	27
6.02	KOUPALNA	91
6.03	LOŽNICE	209
6.04	LOŽNICE	202
6.05	LOŽNICE	201
6.06	LOŽNICE	244
6.07	LOŽNICE	64
CELKEM		
		1003

Byt 07\_2+kk

Č.Ú.	VEŠTĚNÍ	PLOCHA m <sup>2</sup>
7.01	CHODBA	12
7.02	KOUPALNA	91
7.03	LOŽNICE	283
7.04	LOŽNICE	283
7.05	LOŽNICE	283
7.06	LOŽNICE	54
CELKEM		
		692

Byt 08\_3+kk

Č.Ú.	VEŠTĚNÍ	PLOCHA m <sup>2</sup>
8.01	LOŽNICE	98
8.02	LOŽNICE	142
8.03	LOŽNICE	142
8.04	LOŽNICE	142
8.05	LOŽNICE	117
8.06	LOŽNICE	62
CELKEM		
		662